

MINUTES FOR SEPTEMBER 17, 2019
VALLEY TOWNSHIP BOARD OF SUPERVISORS

The second monthly meeting of the Valley Township Board of Supervisors was held on Tuesday, September 17, 2019, at the Township Municipal Building, 890 West Lincoln Highway, Coatesville, PA.

The meeting was called to order by Chairwoman Patrice Proctor at 7:420p.m. Those in attendance were Supervisors Christopher Lehenky, Kathy O'Doherty, Joe Sciandra, William Handy, Sr. and Patrice Proctor. Also in attendance were Carol R. Lewis, Township Manager; Michael J. Ellis, P.E., of Pennoni Associates, Inc. (Township Engineer); and Amanda Sundquist, Esquire, of Unruh, Turner, Burke & Frees (Township Solicitor).

Ms. Proctor noted that the Board of Supervisors met in Executive Session at 6:30 p.m. to discuss matters of litigation and personnel.

OATH OF OFFICE:

The Honorable Judge Grover Koon administered the Oath of Office to Jennifer Schreiber as part-time police officer.

CITIZEN'S COMMENTS ON AGENDA ITEMS:

None

APPROVAL OF MINUTES:

Mr. Handy made a motion, seconded by Mr. Sciandra, to approve the minutes from the September 3, 2019, meeting. The motion passed with Mr. Lehenky abstaining as he was not at the September 3 meeting.

TREASURER'S REPORT:

The Treasurer's Report was reviewed.

PAYMENT OF BILLS

Mr. Lehenky made a motion, seconded by Ms. O'Doherty, to authorize payment of bills as presented. The motion passed unanimously.

BOARD GENERAL COMMENTS:

Ms. Proctor noted that the fall bulk trash collections would be starting in September and reminded everyone to note their collection date. She also noted that the annual Valley Day would be held on September 28 from 11:00 am to 4:00 pm with a rain date of September 29.

DEPARTMENT REPORTS:

Public Safety – Chief Newhall reviewed his written report for August 2019 which included statics for the department year to date as compared to last year. He also noted that the department is receiving many calls that are scams; in particular, a call applying that they are calling from the Social Security Administration. Ms. O’Doherty suggested that scam warnings be included in the next *Newsletter*.

Chief Newhall reported that the Department is working on accreditation which is a five-year process but that he hopes to have it completed within the next 3 to 3.5 years. He noted that some items required for accreditation would not be able to be met until the Department is relocated in the new township building.

It was noted that the busiest day and time is now Fridays, between the hours of 7:00 p.m. and 11:00 p.m. Chief also noted that Officers Heiney and Chieffo are taking a detective course as Sergeant Parker’s new duties does not allow him as much time to designate to the detective work he was previously doing.

Ms. Lewis asked if a resident calls 9-1-1 for a non-emergency issue, is this taking away an officer’s time to respond to an actual emergency? Chief Newhall advised that it would not and that the non-emergency number goes to the same dispatch. Ms. Lewis also stated that a resident had told her that they had called 9-1-1 once and that no one showed up and that she eventually called an officer direct as she happened to have their number. Chief Newhall stated that the new 9-1-1 system has been updated and response time is better.

Fire/EMS – Chief McWilliams reported that there were 17 calls for August for the Westwood Fire Company; of which 12 were in Valley Township. He also reported that there 103 calls for the Westwood ambulance in August; of which, there were 61 responses in Valley Township. The Wagontown Ambulance responded to a total of 116 calls.

Chief McWilliams reported that the Fire Company is proposing to install a car port in the rear of their property to keep the ATV and cone trailers under a roof which will require a zoning permit. He also stated that they are addressing leak issues in the older portion of the Fire Hall, where the bingo section is. They are proposing to remove all shingles and if necessary, replace any sections of bad of plywood, and reshingle. If it is determined that they need to do any more work than re-shingling, a building permit would be required. Ms. Lewis stated that under the “Manager’s Report” on the agenda there is a request to waive the zoning permit and application fees for the car port and consideration to waive any building permit fees that would be necessary for the roof repair. **Mr. Handy made a motion, seconded by Ms. O’Doherty, to waive the zoning permit and application fee for the car port and to waive any building permit and application fee for the roof repair, if required.** The motion passed unanimously. Chief McWilliams confirmed that the paperwork for the zoning and building permits would be brought in to the Codes Department.

Emergency Management – Mr. Sciandra noted that September is “Preparedness Month”. He encouraged everyone to ensure that they would be prepared should an incident occur such as

flooding, high wind storms, and even tornados which have occurred around our area recently. He noted that www.ready.gov is a good tool to subscribe to as well as www.readychesco.org to get local notifications.

Workplace Safety – Ms. O’Doherty reported that the Public Works Department had reported sightings of snapping turtles and water moccasins. She noted that warning signs will be posted in certain areas where there have been sightings.

PLANNING COMMISSION:

Tom Burt gave the Planning Commission report for their September 10, 2019, meeting. He stated that the updated Parks Ordinance was reviewed. There was no new business. He noted that member Michele Allen submitted her resignation at the meeting.

CITIZEN COMMENTS:

Linda & Joseph Cozzone, Sr., 305 Country Club Road – Mr. and Mrs. Cozzone stated that they recently purchased the property at 305 Country Club Road which currently has a very small septic system onsite. They are considering connecting to public sewer. Mr. Ellis reviewed the process. Mr. Ellis stated that an extension would need to be made should they wish to connect to Pine Valley Drive which would probably be cost prohibitive and suggested that the connection could be made on either Merion Court or Murfield Court. They would need to complete the DEP Mailer and get the exemption from DEP. He also noted that they would need to obtain an easement from the Homeowner’s Association as the line would cross their property. Information packet on grinder pumps was provided to Mr. and Mrs. Cozzone. Following the exemption from DEP and the easement from the HOA, it was noted that the next step would be to come in and apply for the building permit.

Matt Gorham – Mr. Gorham reviewed a potential project that he would like to develop at a property on Wagontown Road. He stated that the property is approximately one-third of a mile from the Rock Run Rock Climbing facility. There is currently two, two-unit structures on the property that he would leave as is and an old mill building that has approximately 8,200 square feet that he would like to turn into six “high-end” apartments. He noted that some of the property is in the flood plain. He would need to widen the driveway which he believes he can accomplish but would probably need a variance for the grading requirements due to slope. He also stated that he would need 25 parking spaces which he would like to perhaps only have at the maximum 22-23 to keep recreation area. He also distributed specifications of a concrete grid pavement that he would consider using for some of the parking/driveway area. He stated that before he committed to a big investment, he wanted to see if the Board saw any major issues with the project that they would not be in favor of. The Board suggested that Mr. Gorham present the Planning Commission with a concept plan.

SOLICITOR'S REPORT:

Ms. Sundquist reported that a review of the editorial comments from General Code is being reviewed and her office will work with appropriate Township staff and professionals to clarify what changes need to be made. She estimates that by the end of the year or beginning of next year, a Codification Ordinance can be presented for consideration.

At this time, Ms. Sundquist departed the meeting.

ENGINEER'S REPORT:

Mr. Ellis submitted the engineer's report which is on file in the Township Office. Mr. Ellis highlighted the following items from the report:

- Oakcrest Phase I – Developer continues to work on the punch list and has very little left to do. It was his understanding that Verizon was on site today to address a box outside of the sidewalk. The other outstanding items for the project closeout and dedication consist of confirming completion of punchlist work, finalizing deeds for the road ROWs and easements, and establishing an 18-month maintenance bond. They are hoping to be at the Board's October 1 meeting for dedication, or October 15 meeting at the latest.
- Oakcrest Phase II – Contact from the construction manager and developer resumed on September 16. There has also been communication with Ryan Homes to discuss their obligations under the punchlist.
- Hemlock Avenue Bridge Replacement – We received the GP-11 general permit from DEP. DCD is still awaiting the environmental project approval from HUD, which is taking much longer than anticipated. They anticipate HUD approval by early November, possibly late October. The project can then proceed per the tentative schedule that Mr. Ellis distributed with construction still occurring in the spring. We also provided a construction easement description to the exhibit to UTBF for preparation of an easement document with the abutting property owner. It is still anticipated to bid out in November with construction in the spring.
- CDBG Grant Re-Applications – The Concord Street Reconstruction project was awarded for the full amount requested of \$240,000. The Wagontown Road resubmission was not awarded. Mr. Ellis and Ms. Lewis reviewed other potential grant funding; in particular, there is a PennDOT Multi-Modal grant that is due in November. They reviewed that for most of these grants, the engineering work may be required to be done. They noted that Coatesville would definitely need to be involved in a grant submission.

At this time, Mr. Sciandra stepped out of the meeting.

- Buckthorn Drive, Robinson Avenue, Oaklyn Lane Traffic Study – It was reported that the school district has received the proposed traffic study. She also noted that a letter has been drafted that will go out to the Robinson, Oaklyn and Buckthorn residents advising when the change will be taking place. There are a few mailboxes (one on Robinson and five to six on Oaklyn) that will need to be moved to the other side of the street. Ms. Lewis stated that we will advise the homeowners that we can assist in moving the mail

post and box for then but all supplies will be at their cost. An ordinance is being prepared for advertisement and adoption by the Board.

- North Park Avenue & Gibney Park Drainage Improvements – The Township obtained a grant for the construction of a storm sewer system at the intersection of North Park Avenue & Valley Road, underdrain at the Gibney Park playground, and focused stream stabilization alongside the Gibney Park. Pennoni is initiating design of the storm sewer system and DEP permitting for the underdrain. The goal is to construct the storm sewer system before winter and construct the underdrain in early 2020.
- 1037 Manor Road Retaining Wall – Mr. Ellis reported that a permit application for a revised approach to wall construction was submitted on September 11 and is currently under review.
- PAWC Valley Road Sewer Construction – PAWC will begin construction of a new sewer force main and replacement of gravity sewers along Valley Road on September 24 that is projected to be completed in summer 2020. The work extents are West 8th Avenue in Coatesville to Newport Avenue in Sadsbury. Work will begin at West 8th Avenue and progress to the west. Valley Road will be closed daily in the location of work from 8:00 am to 4:00 pm with detours in place.

Discussion/consideration to proceed with 30-day public review of the Recreation & Open Space Plan and set date for considering Resolution – Mr. Ellis reported that the *Plan* will be completed with a few minor changes recommended by DCNR which will be finalized tomorrow. He stated that a public review was not required but we noted during the previous public meeting with the public that we would post prior to adoption the *Plan* on our website. The Board concurred to place the *Plan* on the website and a hard copy at the office for review and to adopt the Resolution for the Plan at their October 1, 2019, meeting. Mr. Ellis said he would have the final copies to the Township by the close of business on September 19.

MANAGER’S REPORT:

Ms. Lewis reported that she and Kris Lenhart did a road analysis. She is going to be looking at our ordinances regarding parking, especially in cul de sacs. There are some that are rather narrow that should be considered for no parking or parking only permitted on one side. Parking during a snow emergency declaration was also discussed.

Ms. Lewis stated that she, Kris Lenhart, and Brian Myers met with PennDOT regarding their Agility Program. Ms. Lewis stated that when she received more information, she would provide it to the Board.

At this time, Mr. Sciandra returned to the meeting and advised that he needed to leave the meeting.

OLD BUSINESS:

Consideration to authorize payment to Dilworth Paxson LLP in the amount of \$1,232 for services – Dilworth Paxson requested consideration for payment for their services reflecting the time and costs incurred with respect to the proposed sewer transaction from the beginning of

their engagement with the Township through July 12, 2019, which was Mr. Wyatt's last day with their firm. **Mr. Handy made a motion, seconded by Ms. O'Doherty, to authorize payment to Dilworth Paxson LLP in the amount of \$1,232.00.** The motion passed unanimously.

NEW BUSINESS:

Discussion/consideration to accept Eagle Disposal's recycling rate of \$40.00 per ton for 2020 – The Board reviewed the proposal from Eagle Disposal for 2020 as well as the current rates under the County's Process and Marketing contract for recyclables. After discussion, **Mr. Lehenky made a motion, seconded by Ms. O'Doherty, to accept Eagle Disposal's rate of \$40.00 per ton for recycle material for 2020.** The motion passed unanimously.

Consideration to accept the resignation of Michele Allen from the Planning Commission retroactive to September 10, 2019, and discussion regarding vacant seat (term to expire 12/31/22) – **Mr. Handy made a motion, seconded by Mr. Lehenky, to accept the resignation of Michele Allen from the Planning Commission retroactive to September 10, 2019.** The motion passed unanimously.

The Board agreed to request letters of interest to fill the vacant seat on the Planning Commission until November 8, 2019.

Discussion/consideration to approve 2020 MMO for Uniform and Non-Uniform Pension Plans – The 2020 MMOs were presented for the Uniform and Non-Uniform Pension Plans. **Ms. O'Doherty made a motion, seconded by Mr. Handy, to approve the 2020 MMOs, as presented, for the Uniform and Non-Uniform Pension Plans.** The motion passed unanimously.

Discussion/consideration to approve payment applications for new Township Building construction in the amount of \$162,799.12 – Bills were presented from Perrotto Builders in the amount of \$160,030.50 and from Element Environmental in the amount of \$1,812.24 and \$9,56.38. **Ms. O'Doherty made a motion, seconded by Mr. Lehenky, to authorize payment of the bills presented relative to the new Township Building.** The motion passed 3-1 with Mr. Lehenky voting nay.

Discussion/consideration to approve transfer of funds from PSDLAF to Coatesville Savings Bank in the amount of \$195,730.52 – Request to transfer funds to cover the three invoices approved for payment this evening as well as the invoice previously paid to W. J. Strickler Signs in the amount of \$32,931.40 from the General Fund was presented. **Mr. Handy made a motion, seconded by Ms. O'Doherty, to authorize the transfer of funds from PSDLAF to Coatesville Savings Bank in the amount of \$195,730.52.** The motion passed 3-1 with Mr. Lehenky voting nay.

DEPARTMENT REPORTS:

Public Works – The monthly report was distributed to the Board of Supervisors and is on file at the Township Office.

Administration – The monthly report was distributed to the Board of Supervisors and is on file at the Township Office.

CITIZEN’S COMMENT:

None

There being no further business to discuss, the meeting adjourned at 10:12 p.m.

Janis A. Rambo
Township Secretary